



**Agenda Item Number: 2006-5-7A**

## **BERNALILLO COUNTY BOARD OF COUNTY COMMISSIONERS**

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**Meeting Date:** May 23, 2006

**Department:** Zoning, Building, Planning  
& Environmental Health

**Staff Contact:** Sanford Fish, Director  
Julie Baca, Deputy County Manager  
for Community Services

**TITLE:** Text Amendments to the Bernalillo County Subdivision Ordinance, Sections 74-10 and 74-22, Definitions and Sketch Plat requirements.

**ACTION:** Convene a Public Hearing.

Motion to adopt **Ordinance 2006-** amending Bernalillo County Code, Subdivisions Sections 74-10 and 74-22.

### **SUMMARY:**

On March 28, 2006, the Board of Commissioners approved introduction and publication of amendments to the subdivision ordinance dealing with irrigation easements. The proposed amendments resulted from the work of the South Valley Agricultural Task Force, which was created to review various forms of agricultural preservation techniques, development practices and policy and ordinance changes to further the goal of agricultural preservation.

The revisions address recommendations generated during the six-month moratorium in the South Valley for zone changes and special use permits. These items have been identified by the community as an important component in the preservation of agricultural lands in the South Valley and Bernalillo County.

- Definitions – updates the definition portion of the Subdivision Ordinance to include a definition of an Irrigation Easement. The new language defines an Irrigation Easement as any right or privilege that a person or persons have to use a surface water conveyance channel (waterway, acequia or ditch) used for agricultural irrigation.
- Sketch Plat Requirements- all sketch plats submitted to the County Development Review Authority are required to depict and recognize irrigation easements used for agricultural irrigation.

The amendments were transmitted to all neighborhood associations in the county as well as state agencies charged with commenting on subdivision applications and the local chapter of the professional surveyor's association. To date no comments were received.

**ATTACHMENT:**

1. Proposed amendments to Bernalillo County Subdivision Ordinance.

**FISCAL IMPACT**

This item has no fiscal impact

**STAFF ANALYSIS SUMMARY****COUNTY MANAGER**

The amendments have been identified by the community as an important component in the preservation of agricultural lands in the South Valley. I recommend Board Approval. TL 5/11/06

**DEPUTY COUNTY MANAGER FOR COMMUNITY SERVICES**

Recommend the Board to convene a public hearing for the text amendments to the Subdivision Ordinance, as recommended by the South Valley Agricultural Task Force. This will preserve agricultural lands throughout the South Valley and in Bernalillo County. JMB 5/10/06

**DEPUTY COUNTY MANAGER FOR PUBLIC WORKS**

No comment.

**LEGAL**

The proposed amendments allow the Planning Department to better protect irrigation easements through the platting process. PFT 2/28/08